F. 71 & 72 70,000

O.S. 71 & 72.

1832

Department of [illegible]

OFFICE [illegible]

STATION

2P No 417 Min

417

Dated

Date

Given for copying

Copied

Examined

Sent

Given for dispatch

Dispatched

Indexed

To be destroyed

(SUBJECT.)

[illegible]

[illegible]

be filled in in the case of permanent records

1 RR 25 B 555 encs.

No.[illegible] South Kanara Collector's [illegible],

Mangalore, 19th [illegible]

From

BOARD OF REVENUE
25
LAND REVENUE AND SETTLEMENT

Rao Bahadur [illegible], Bar-at-Law,

Collector of South Kanara.

The Secretary to the Board,

Land Revenue & Settlement,

[illegible]

Sir,

Assignment - land - Udipi Town - Shivalli village - [illegible] (Udipi Town) - 3.40.15a/a (7.52 acres) private sale - [illegible] solicited.

******

Under ref p 5 cf

3.40.15a/a of Shivalli village, Udipi Town [illegible] applied for on an [illegible] by the [illegible] of [illegible], Udipi. The plot lies between the [illegible] lands of the [illegible] petitioner and [illegible] the limits of Udipi Town. [illegible] measures 7.52 acres and is enclosed by a mud wall. The [illegible] walls existing round parts of the plot are very old [illegible] and tube of pre-settlement date. An eye sketch [illegible] is enclosed.

p. 5 cf

2. The petitioner had set up many claims in [illegible] petition was rejected as it was unsubstantiated. He was however allowed to use the land for purely agricultural purposes until there was a demand for building sites. Please see Collector's D.Dis.7123-24.

P 13 cf. of (T)

3. In fact the Municipal Council of Udipi recommended the assignment or solicited orders for the removal of the [illegible] as he feared that other applicants would not take it up unless this was done. As the extent involved was large, the assignment was considered objectionable. The Collector therefore ordered the removal of the [illegible]

PP 1-2 cf. of (R)

P 3 cf. (R)

Collector's D.Dis.[illegible]1-29, dated 26th September [illegible]

[illegible]

appeal stating that the plot was part and parcel of his kadim lands, that he was in exclusive and uninterrupted possession of it, and that it had been enclosed all round by a strong mud wall. pp. 1-5 of (B)

4. It is with reference to this appeal that Mr. Wells personally inspected the locality. His observations will be found at pages 7 and 8 n.f. of D.Dis.No.5962-30. He saw no objection to the assignment of the plot and some other plots and asked for specific proposals from the Tahsildar. While submitting proposals, the Tahsildar recommended site value at Rs.350/- per acre on this plot which Mr. Wells found to be excessive and wanted some authenticated basis for the fixation of site value. After receipt of the Tahsildar's report, Mr. Wells came to the conclusion that Rs.225/- per acre would do. This rate, too, the petitioner contended was excessive and he was not willing to pay site value at that rate. The petitioner's appeal was therefore dismissed by me and the encroachment Proceedings were allowed to stand in my D.Dis. No.5962-30, dated 23rd June 1931. (B) para. 4 at p. 26 of of (B) pp 32-38 of (B) pp. 39-43 do. pp 45 & 55-56 of

5. The petitioner has again approached me in the matter. He says that the plot will not fetch a rent even equal to the dry rate of assessment of Re.1/- per acre and contests the accuracy of the basis on which the site value was fixed. As the site value previously fixed was based on the Tahsildar's estimate, the Sub Collector was asked to verify that estimate. He reports that portions of the plot are rocky and considers Rs.5/- per acre would be a reasonable estimate of the income to be derived from the plot. Deducting assessment of Re.1/- per acre and capitalising the value of Rs.4/- at 25 years' purchase price, the value works out to Rs.100/- per acre. The petitioner has consented to pay at this rate.

6. The Sub Collector's rate of Rs.100/- per acre, as against Mr. Wells' personal opinion that it cannot be anything more than Rs.50/- (pages 10 & 11 n.f. of D.Dis.5962-30), may be approved. On further consideration I think that Rs.100/- per acre is a reasonable rate on the whole as the land is (B)

re cited to be [illegible] and unsuited for [illegible]. As the land has been in the enjoyment of the [illegible] is unnecessary that it should be sold in [illegible].

7. As the [illegible] exceeds [illegible], [illegible] 3 of paragraph [illegible]

P.2(S) [illegible] 0.74 [illegible], [illegible] 1981, [illegible] of the [illegible], [illegible]/[illegible], 7.[illegible] entitlement [illegible] estimated market value of [illegible]/- [illegible] acre free of encumbrance, but subject to [illegible] assessment [illegible]. Instead of [illegible], [illegible] assessment of [illegible]/- per [illegible] is proposed to [illegible] the land, subject to the liability to pay [illegible] in lieu of assessment, if and when the site or a portion [illegible] is used for [illegible] purposes, as laid down in [illegible]

P.1(S) [illegible] 0.0.1 [illegible] amended by [illegible] [illegible], [illegible] St[illegible] 1981.

8. The records noted in the margin are enclosed.

(1) Muzur S.Dis.7133-84.
(2) [illegible] 1841-89.
(3) [illegible]
(4) Tahsildar [illegible]

A Krishnamurthy 20/1/82

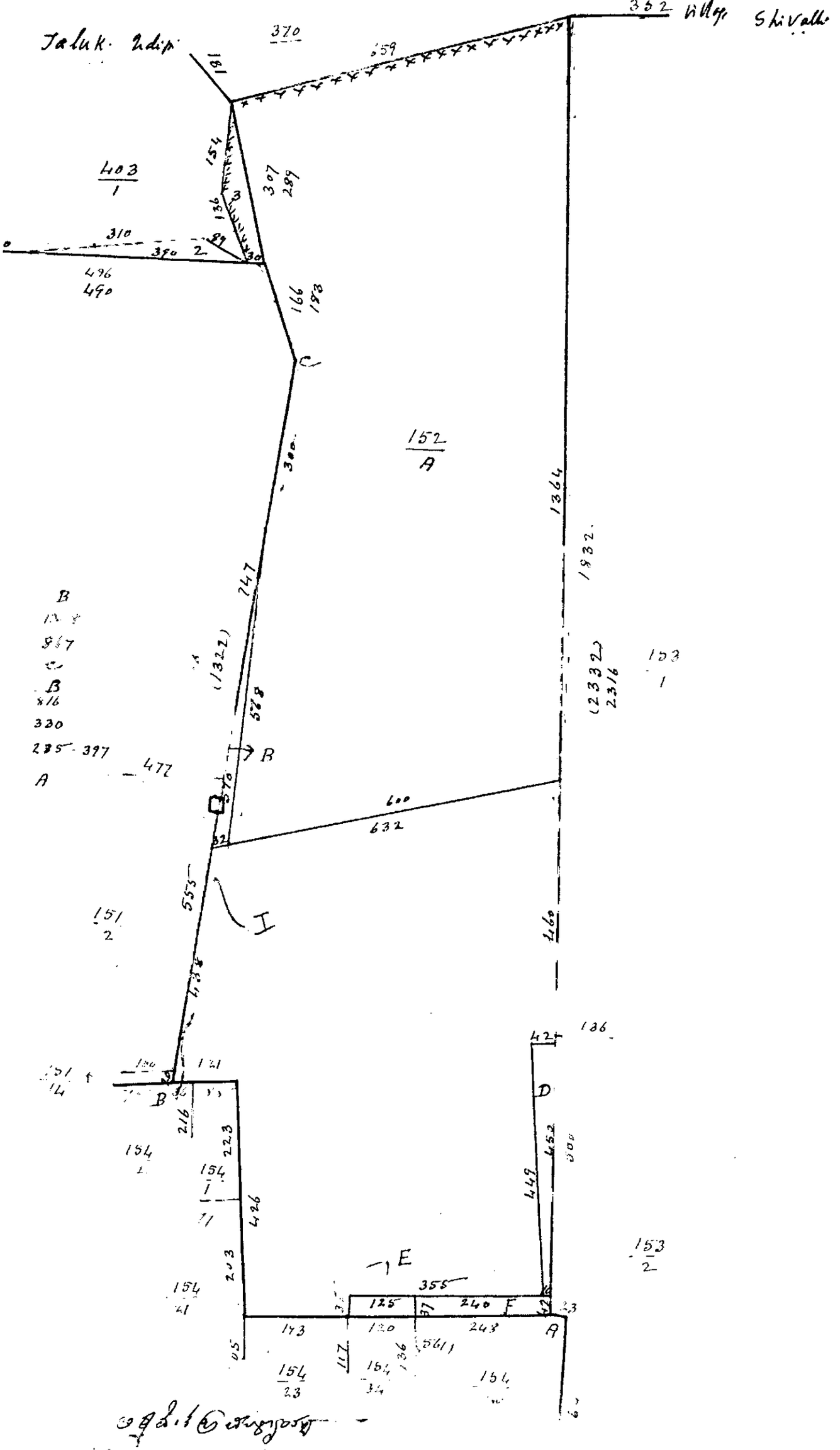
for Collector.

[illegible]D'S.80/1.

20-1-82

Dt. South Kanara. Field no 152 no 77.

Taluk. Udipi Village Shivalli

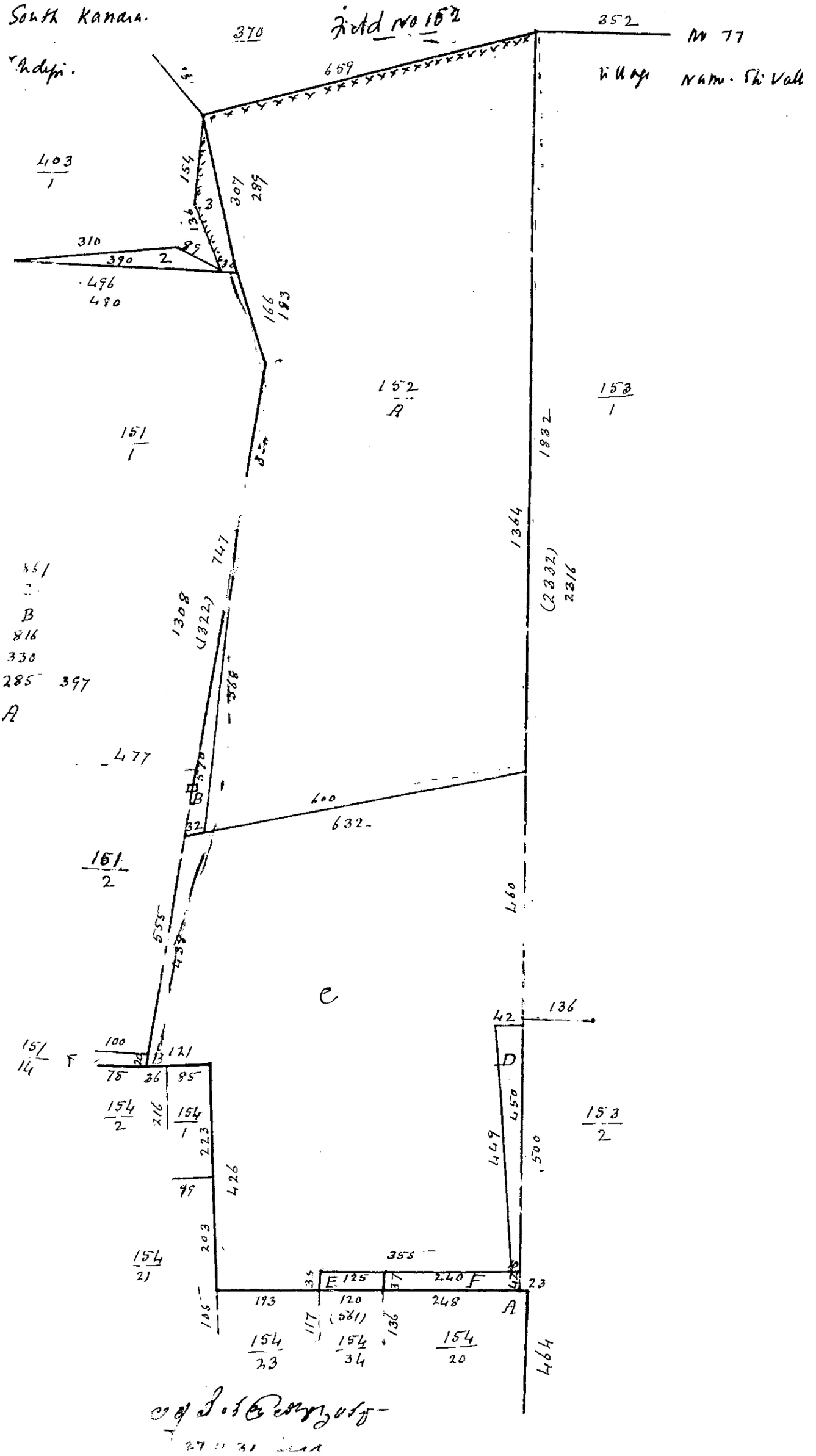


Index

Survey No and Subdivision Number		Description		No and name of the holder		Name of the mulgoridar if any.	Remarks
151	1	Dry.	H	67	Vidya Samuw of Kanyumat.	Tirthaswamier	Ananthapadya
	2	wet	o	67	do		do
	14	Por.			Porambok		Chairal
152	A	Dry			The agame of Kanyumat		
	B	o.			The agame of Ananthapadya.		
	C	o			Land proposed to be reserved for houseless poor.		
	D.	o			Land in the enjoyment of puttanna alias Ananthapadmanaba Ithala and Subbanna Ithala.		
	E	o			Land in the enjoyment of Mina Laxmi by guardian padmavati.		
	F	o			Land in the enjoyment of Balaramachariya.		
	I				Land with the fence of Ananthapadya.		
153	1	Dry	Hos	21	The Swamia of Kanyumat.		
	2	o	o	144	Puttanna alias Ananthapadmanaba Ithla-Subbanna Ithala.		
154	1	Wet	K	21	The Swamia of Kanyumat.		
	2	o	o	727	Balarama Aryya.		
	20	Dry	o	727	- do -		
	21	Wet	o	21	The Swamia Kanyumat		
	23	Dry	o	21	- do		
	34	Wet	o	416	Mina Laxmi by guardian padmavati.		
370		Por			Porambok		
403	1						
	2				Land in the enjoyment of Ananthapadya.		
	3				Land in the enjoyment of Kanyumat.		

xxxx Strong enclosure of Mud-Wall
- - - - Tracer of old wall
—— Water course of the flow of rain-water
A square-well.

P. S. J. Shetty
27/6/20


South Kanara.
Field No 152
370
352
659
403
1
310
390
496
490
154
136
307
289
166
183
152
A
153
1
151
1
1832
1364
(2332)
2316
747
1308
(1322)
816
330
285
397
A
477
600
632
151
2
460
555
C
42
136
D
151
14
100
121
75
36
95
154
2
216
154
1
223
426
99
203
449
450
500
153
2
154
21
355
E
125
240
F
23
193
120
248
A
(581)
154
23
154
34
154
20
464

Index

Survey Number and Sub-division Number				Number and Name of the holder		Name of the Mulagenidar if any	Remarks
151	1	Dry	H05	67	Vidya Samudra Tirtha Swamiar of Kanyumat	Ananthapa	
	2	Wet	0	67	do	do	
	14	Por			Poramboke		channel
152	A	Dry			Agraharam of Kanyumat		
	B	0			The agram of Ananthapadya.		
	C	0			Land proposed to be reserved for houseless		
	D	0			Land in the enjoyment of puttanna alias Ananthapadmanabha Bhatta and Subbanna Bhatta		
	E	0			Land in the enjoyment of Mina Laxmi by Guardian Padmavati		
	F	0			Land in the enjoyment of Balaramayya.		
	1				Land within the fence of Ananthapadya.		
153	1	Dry	H05	21	The Swamiar of Kanyumat		
	2	0	0	144	puttanna Alias Ananthapadmanabha Bhatta. Subbanna Bhatta.		
154	1	Wet	K	21	The Swamiar of Kanyumat		
	2	0	0	727	Balaramacharya.		
	20	Dry	0	727	do		
	21	Wet	0	21	The Swamiar of Kanyumat		
	23	Dry	0	21	do.		
	34	Wet	0	416	Mina Laxmi by Guardian Padmavati		
370		Por			Poramboke		
403	1				do		
	2				Land in the enjoyment of Ananthapadya.		
	3				Land in the enjoyment of Kanyumat.		

xxxxx Strong enclosure of mud wall
- - - - - Traces of old wall
——— Water course of the flow of rain water.
Square well.

PSD. Sastry
27/11/29.

R. F. XXII-A-19-39,500 22-4-36 (5)

Subject.—

FOR MEMBER

Mrig ... Land (South Kanara) - Udipi Taluk - Shivalli vge (Udipi town) - S.N. 152/A - Permission Sale - Sanctioned

READ AGAIN B. P. No. _____, dated _____ 193

" " " _____, " _____ 193

READ ALSO :—

Register No. _____, From the _____, No. _____, dated _____ 193

" " _____, " " _____, " _____ 193

pp 1-3 of B 555/32

" " _____, " " _____, " _____ 193

RESOLUTION. (Min) No. 417, dated 5-2 1932

Issue G.O. 52 W

In the circumstances reported the Board to examine & sanction the sale of S.N. 152/A measuring 7.52 acres of Shivalli vge, Udipi taluk for its estimated value at Rs 100 per acre, free of seigniorage but subject to the payment of back assessment for 10 years. The sale shall be subject to the liability to pay ground-rent which will be liable to revision in view of assessment

if and when the site
or a portion of it is
for building purposes

CW
4.2.32

W/32

To the Collector of South
Kanara with four
miles return

CO The list at p. 3 of in
the appendix duplicate
& not written

Note file

Assignment - Land (South Kanara, Udipi Taluk - Shivalli vge - S.No. 152/A - Private Sale.

S
AS (HR)

pp 1-3 cf

B.555/32

To AS (HR)

Please see the Collector's letter at pp. 1-3 cf. He proposes to assign S.No. 152/A (7.52 acres) classed as assessed waste Shivalli vge, Udipi Taluk to the occupier subject to the payment of land value at Rs 100/- per acres. The land is within the limits of Udipi town. The Collector's inspection notes at pp. 7-8 in-f of (B) show that the land is ~~unsuitable~~ not suitable for cultivation or building purposes and has been in the occupation of the assignee for a very long time. It is far away from the town proper and there is no demand for house-sites at this locality. The Collector considers that Rs 100/- per acre is a reasonable value for the land

2 The ~~classification of the~~ land falls under class (e) referred to in S.O. 15-22. The assignee is using the land for purely agricultu

P.1 cf (S)

purposes (removal of green leaves) p.13 of (T).
The Board may sanction the sale for estimated market value of Rs 100/- per acre under sub para (3) of S.O. 15-22. The sale shall be subject to the liability to pay ground rent in lieu of assessment if and when the land or portion of it is used for building purposes. In view, Attention is solicited to the remarks made by M.I. as Collector of the district in 1924 (p.3 nf of (T)). Mr. Wells inspected this place in 1930 and has remarked that there is no sign of the town extending this side (p.7 nf of (B)). The present Collector's recommendation for the private sale of the site at Rs 100 an acre under B.S.O. 15-22(3) may be approved subject to the conditions mentioned in para 7 of his letter (p.3 of).

29/1/32

1.2.32

2.2.32.

Cr
30.1.32.

SECT.
3 FEB 1932

3/2/32

Draft
3/2/8

To MS (FR)

MS (FR)

Draft submitted